

\$669,000 - 6422 132 Avenue, Edmonton

MLS® #E4427575

\$669,000

0 Bedroom, 0.00 Bathroom,
Multi-Family Commercial on 0.00 Acres

Belvedere, Edmonton, AB

Updated side by side duplex with 5 LEGAL SUITES. Both main Floor units offer two bedrooms and one 4pc bath with vinyl plank flooring, renovated kitchen, newer windows and a large 10x15 deck off the master bedroom. The lower level has two one bedroom suites, one bachelor suite and a laundry room. garage has been converted to storage space for tenants. Building upgrades include two new furnaces, two new hot water tanks and new Shingles in 2020. This is a fantastic investment opportunity for a first time investor or someone building their portfolio. Easy to rent in the area and lots of amenities nearby.

Built in 1958

Essential Information

MLS® #	E4427575
Price	\$669,000
Bathrooms	0.00
Acres	0.00
Year Built	1958
Type	Multi-Family Commercial
Status	Active

Community Information

Address 6422 132 Avenue



Area	Edmonton
Subdivision	Belvedere
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5A 0J8

Exterior

Exterior	Stucco, Wood Frame
Roof	Asphalt Shingles
Construction	Stucco, Wood Frame

Additional Information

Date Listed	March 26th, 2025
Days on Market	27
Zoning	Zone 02

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 22nd, 2025 at 8:02am MDT